

135.0

0001

0011.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 1,123,100 / 1,123,100

USE VALUE: 1,123,100 / 1,123,100

ASSESSed: 1,123,100 / 1,123,100

PROPERTY LOCATION

No	Alt No	Direction/Street/City
31		MORTON RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: EDMONDSON JOHN A & REBECCA A

Owner 2: TRS/ EDMONDSON REVOCABLE LIVIN

Owner 3: TRUST

Street 1: 31 MORTON RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	10338.000	538,200	800	584,100	1,123,100
Total Card	0.237	538,200	800	584,100	1,123,100
Total Parcel	0.237	538,200	800	584,100	1,123,100
Source: Market Adj Cost		Total Value per SQ unit /Card: 450.54		/Parcel: 450.5	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	538,200	800	10,338.	584,100	1,123,100	1,123,100	Year End Roll	12/18/2019
2019	101	FV	391,500	800	10,338.	547,600	939,900	939,900	Year End Roll	1/3/2019
2018	101	FV	391,500	800	10,338.	452,700	845,000	845,000	Year End Roll	12/20/2017
2017	101	FV	391,500	0	10,338.	416,200	807,700	807,700	Year End Roll	1/3/2017
2016	101	FV	391,500	0	10,338.	379,700	771,200	771,200	Year End	1/4/2016
2015	101	FV	369,900	0	10,338.	372,400	742,300	742,300	Year End Roll	12/11/2014
2014	101	FV	369,900	0	10,338.	346,100	716,000	716,000	Year End Roll	12/16/2013
2013	101	FV	369,900	0	10,338.	329,300	699,200	699,200		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
EDMONDSON JOHN	72377-175	1	3/26/2019	Convenience		1	No	No	
EDMONDSON JOHN/	61216 -195		2/15/2013	Convenience		1	No	No	
EDMONDSON JOHN/	53409-49		8/19/2009	Family		1	No	No	
EDMONDSON JOHN/	53409-30		8/19/2009	Family		1	No	No	
EDMONDSON JOHN/	49791-348		7/17/2007	Family		1	No	No	
STEPHENS LINDSE	49791-346		7/17/2007		731,500	No	No		
COUGHLIN MARY T	26463-463		7/1/1996		337,500	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
5/12/2016	601	Solar Pa	6,944					solar array
6/24/2008	694	Addition	142,000			G10	GR FY10	EXPAND KIT
4/24/2007	274	Porch	9,000					REPAIRS TO EXISTG
1/5/2005	16	Add Bath	59,500	C		G6	GR FY06	ADD 3/4 BATH REMOD
10/3/2000	777	Redo Bat	2,500	C				

ACTIVITY INFORMATION

Date	Result	By	Name
9/30/2017	Meas/Inspect	HS	Hanne S
12/3/2008	MLS	MM	Mary M
11/11/2008	Meas/Inspect	163	PATRIOT
9/7/2005	Permit Visit	BR	B Rossignol
4/6/2000	Inspected	276	PATRIOT
12/1/1999	Mailer Sent		
11/3/1999	Measured	256	PATRIOT
9/12/1992		JK	

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		10338		Sq. Ft.	Site		0	80.	0.71	9									584,114						584,100	

PREVIOUS OWNER

Owner 1: EDMONDSON JOHN A&REBECCA A -

Owner 2: -

Street 1: 31 MORTON RD

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains 10,338 Sq. Ft. of land mainly classified as One Family with a Garrison Building built about 1941, having primarily Wood Shingle Exterior and 2493 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY LOCATION

Use Code: 101, Land Size: 10338.000, Building Value: 538,200, Yard Items: 800, Land Value: 584,100, Total Value: 1,123,100

Legal Description: [Empty]

User Acct: 86720, GIS Ref: [Empty], Entered Lot Size: [Empty], Total Land: [Empty], Land Unit Type: [Empty]

Insp Date: 09/30/17

Parcel ID: 135.0-0001-0011.0

PRINT: Date: 12/11/20, Time: 00:47:39

LAST REV: Date: 04/25/19, Time: 10:42:00

mmcmakin, 10494

PAT ACCT. [Empty]

ASR Map: [Empty], Fact Dist: [Empty], Reval Dist: [Empty], Year: [Empty], LandReason: [Empty], BldReason: [Empty], CivilDistrict: [Empty], Ratio: [Empty]

Sign: VERIFICATION OF VISIT NOT DATA

Total AC/HA: 0.23733, Total SF/SM: 10338, Parcel LUC: 101, One Family, Prime NB Desc: Brackett, Total: 584,114, Spl Credit: [Empty], Total: 584,100

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted. Database: AssessPro - FY2021 aporo 2021

AssessPro Patriot Properties, Inc